

SNAPSHOT of HOME Program Performance--As of 12/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Jackson**

State: **MS**

PJ's Total HOME Allocation Received: **\$22,297,187**

PJ's Size Grouping*: **B**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	B
Program Progress:			PJs in State: 1			
% of Funds Committed	94.29 %	94.29 %	1	96.45 %	26	26
% of Funds Disbursed	86.68 %	86.68 %	1	87.93 %	33	34
Leveraging Ratio for Rental Activities	0.11	0.11	1	4.73	2	2
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	100.00 %	1	83.38 %	100	100
% of Completed CHDO Disbursements to All CHDO Reservations***	71.90 %	71.90 %	1	70.15 %	43	43
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	88.89 %	88.89 %	1	80.67 %	70	65
% of 0-30% AMI Renters to All Renters***	0.00 %	0.00 %	0	45.30 %	0	0
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	100.00 %	1	95.32 %	100	100
Overall Ranking:			In State: 1 / 1	Nationally: 13	17	
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$29,368	\$29,368		\$26,635	9 Units	0.80 %
Homebuyer Unit	\$16,317	\$16,317		\$14,938	1,077 Units	98.00 %
Homeowner-Rehab Unit	\$15,270	\$15,270		\$20,675	13 Units	1.20 %
TBRA Unit	\$0	\$0		\$3,216	0 Units	0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (295 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Jackson MS

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$32,623	\$40,231	\$15,270
State:*	\$56,432	\$67,885	\$30,248
National:**	\$95,185	\$74,993	\$23,434

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.73

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	0.0	2.1	0.0	0.0	Single/Non-Elderly:	88.9	31.8	7.7	0.0
Black/African American:	100.0	96.9	100.0	0.0	Elderly:	0.0	3.5	69.2	0.0
Asian:	0.0	0.0	0.0	0.0	Related/Single Parent:	11.1	36.7	15.4	0.0
American Indian/Alaska Native:	0.0	0.5	0.0	0.0	Related/Two Parent:	0.0	25.3	7.7	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	0.0	2.7	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	0.0	0.5	0.0	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	0.0	10.7	53.8	0.0	Section 8:	100.0	1.8 [#]		
2 Persons:	11.1	15.5	46.2	0.0	HOME TBRA:	0.0			
3 Persons:	22.2	25.1	0.0	0.0	Other:	0.0			
4 Persons:	55.6	28.9	0.0	0.0	No Assistance:	0.0			
5 Persons:	0.0	16.9	0.0	0.0					
6 Persons:	11.1	1.9	0.0	0.0					
7 Persons:	0.0	0.7	0.0	0.0					
8 or more Persons:	0.0	0.4	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				4

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Jackson State: MS Group Rank: 13
 (Percentile)
 State Rank: 1 / 1 PJs Overall Rank: 17
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 76.20%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.90%	71.9	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	88.89	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.88%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.550	2.39	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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